
Nationstar Mortgage LLC

Plaintiff,

Case No. 2023CV000123

v.

Chase T. Conrad, et al.

Defendants.

NOTICE OF SHERIFF'S SALE

By virtue of a judgment of foreclosure made in the above-entitled action on July 18, 2023 in the amount of \$133,976.59, I will sell at public auction, located at front door Wood County Courthouse, 400 Market Street, Wisconsin Rapids, WI 54495, on

October 25, 2023

At 10:00 AM, all of the following described premises, to wit:

LOTS FOUR (4) AND FIVE (5), BLOCK NINE (9), OMAHA LAND COMPANY'S FIRST ADDITION, ACCORDING TO THE RECORDED PLAT THEREOF, TOGETHER WITH THAT PORTION OF THE VACATED ALLEY ABUTTING SAID LOTS 4 AND 5, TO THE CENTER LINE THEREOF, AS VACATED BY RESOLUTION NO. 551, RECORDED IN VOLUME 333, PAGE 427. SAID LAND BEING IN THE CITY OF MARSHFIELD, WOOD COUNTY, WISCONSIN.

Street Address: 907 South Peach Avenue, Marshfield, WI 54449

Tax Key No. 3302843

THE PROPERTY WILL BE SOLD AS IS AND SUBJECT TO ANY AND ALL REAL ESTATE TAXES, SUPERIOR LIENS OR OTHER LEGAL ENCUMBRANCES.

TERMS OF SALE: CASH, CASHIER'S CHECK or CERTIFIED FUNDS, payable to the Clerk of Courts (10% down payment at sale, balance due within ten (10) days of Court approval; down payment to be forfeited if payment not received timely). Buyer must comply with minimum bidder qualifications as set forth in Wis. Stat. § 846.155. Buyer to pay applicable Wisconsin Real Estate Transfer Tax in addition to the purchase price.

DATED on

09/05/2023

Sheriff of Wood County, Wisconsin

Codilis, Moody & Circelli, P.C.

Attorneys for Plaintiff

(414) 775-7700

50-23-00271

NOTE: This law firm is a debt collector.